



Saintlands Hatch Beauchamp, Taunton TA3 6TH



An exceptional 4 bedroom detached village house which has been comprehensively refurbished and remodelled to an outstanding specification, occupying beautifully landscaped gardens of approximately ¼ acre with far-reaching views over adjoining countryside, garage and ample driveway parking.





## Features

- Entrance Hall
- Living Room with woodburner and French doors to garden
- Superb open plan Kitchen / Breakfast / Family / Dining Room with Belfast sink, Neff oven, microwave and warming drawer, large central island, integrated appliances, wine fridge, engineered oak flooring throughout and door to garden
- Utility Room with door to garden
- Cloakroom
- Master Bedroom with fitted wardrobes and Ensuite Shower Room
- Bedroom 2 with Ensuite Shower Room
- 2 further Bedrooms, Bedroom 4 with fitted wardrobe
- Family Bathroom
- Landscaped garden to rear of ¼ acre with outside entertainment area overlooking surrounding countryside
- Garage and ample driveway parking
- Gas central heating
- Double glazing
- Council tax band G
- What3words:  
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NB:

Part of the rear garden is used under licence so not included in the sale. New licence can be obtained if required.







Saintlands is situated in the popular village of Hatch Beauchamp with amenities including village pub, primary school, church, community shop and recreational ground.

Taunton, the County Town of Somerset, is situated 6.5 miles away. The town is a bustling, forward-looking town with excellent amenities, a good selection of independent and high street shops, distinctive restaurants, cafés, a wealth of history and sporting facilities including the County Cricket Ground.

Taunton benefits from a main line railway station linking to London Paddington in less than 2 hours and excellent access for the M5 motorway at junction 25, situated on the eastern side of the town.

For rural pursuits, the Brendon, Blackdown and Quantock Hills lie within easy reach and further West, Exmoor National Park provides excellent walking, riding and cycling.



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Approximate Area = 1948 sq ft / 180.9 sq m

Garage = 171 sq ft / 15.8 sq m

Total = 2119 sq ft / 196.7 sq m

For identification only - Not to scale



Viewing strictly through the selling agents:

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Robert Cooney. REF: 1455224



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**robert  
cooney**



SAINTLANDS